

DEVELOPMENT REVIEW BOARD MEETING

MEETING NOTICE AND AGENDA



DEVELOPMENT REVIEW BOARD

Guy Phillips, Council Member/Chair

Chris Jones, Vice Chairman

Matthew Cody, Planning Commission Member

Eric Gerster, Development Member

Ali Fakhri, Design Member

David Gulino, Development Member

Kevin Bollinger, Design Member

Thursday, March 21, 2013

1:00 P.M.-1:00 P.M.

DEVELOPMENT REVIEW BOARD MEETING -MARKED

City Hall Kiva Forum, 3939 N. Drinkwater Boulevard

Call to Order

Roll Call -CHRIS JONES ABSENT

Administrative Report – Steve Venker

1. Identify supplemental information, if any, related to the March 21, 2013 Development Review Board agenda items, and other correspondence.

Minutes

2. Approval of the March 7, 2013 Development Review Board Meeting Minutes
APPROVED 6-0; MOTION BY GERSTER 2ND BY BOLLINGER

CONSENT AGENDA

3. [103-DR-2010#2 \(Project MZ\)](#) Kim Chafin, AICP
Request for DRB Time Extension for previously approved site plan, landscape plan, and building elevations for a new multi-family residential building, with 7 dwelling units, comprised of 10,500 sq. ft. of building area on 0.31 acres.
7301 E. Minnezona Ave.
Michael P. Johnson - Design Studios, Ltd., Architect/Designer
APPROVED 6-0; MOTION BY GULINO 2ND BY GERSTER
4. [54-DR-2012 \(74th Street & McDowell Rd. Redevelopment\)](#) Kim Chafin, AICP
Request approval of a site plan, building elevations, and landscape plan for a new multi-family development that includes 572 dwelling units within 26, three-story buildings, all on a 27.5 acre site.
7409 E. McDowell Rd.
Architectural Design Group, Architect/Designer
MOVED TO REGULAR, APPROVED 6-0; MOTION BY GULINO 2ND BY GERSTER WITH MODIFIED AND DELETED STIPULATIONS

5. [7-DR-2013 \(AutoZone 74th St. & McDowell Rd.\)](#) Kim Chafin, AICP
Requesting approval of the site plan, building elevations, and landscape plan for a new 7,147-square-foot retail building on a one-acre site.
7401 E. McDowell Rd.
Architectural Design Group, Architect/Designer
MOVED TO REGULAR, APPROVED 6-0; MOTION BY GULINO 2ND BY FAKIH WITH ADDITIONAL STIPULATION

REGULAR AGENDA

6. [36-DR-2012 \(McDonald's Restaurant\)](#) Brad Carr, AICP
Request for approval of a site plan, landscape plan, and building elevations for a new 4,496-square-foot restaurant, with drive-thru service, on a 0.66-acre site.
10825 N. Scottsdale Rd.
Robert Brown Architects, Architect/Designer
APPROVED 4-2; MOTION BY BOLLINGER 2ND BY GULINO WITH FAKIH AND GERSTER DISSENTING AND ADDED STIPULATION
7. [36-PP-2012 \(Granite Reef Place\)](#) Greg Bloemberg
Request approval of a preliminary plat for a 13-lot single-family residential subdivision, on 3.8 acres, with Single-Family Residential District (R1-7) zoning.
3543 N. Granite Reef Rd.
Lou Turner, Applicant
APPROVED 6-0; MOTION BY GULINO 2ND BY GERSTER

Non-Action Item

8. [5-DR-2013 \(McDonalds Restaurant\)](#) Keith Niederer
The Development Review Board will hear a preliminary presentation and provide comments regarding the restaurant.
18241 N. Pima Rd.
Kelly Ferguson, Architect/Designer
AFTER THE PRESENTATION BY STAFF AND THE APPLICANT, BOARD MEMBERS PROVIDED COMMENTS.

Adjournment- 2:53 P.M.



PERSONS WITH A DISABILITY MAY REQUEST A REASONABLE ACCOMMODATION BY CONTACTING STEVE PERONE AT (480-312-2307). REQUESTS SHOULD BE MADE 24 HOURS IN ADVANCE, OR AS EARLY AS POSSIBLE TO ALLOW TIME TO ARRANGE ACCOMMODATION. FOR TTY USERS, THE ARIZONA RELAY SERVICE (1-800-367-8939) MAY CONTACT STEVE PERONE AT (480-312-2307).